

BEFORE THE
TENNESSEE STATE BOARD OF EQUALIZATION

In Re:

Steven & Charlette Bledsoe
District B1, Block 48K, Parcel B20
Residential Property
Tax year 2005

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)

Shelby County

INITIAL DECISION AND ORDER

Statement of the Case

By letter dated November 22, 2005, the Shelby County Assessor of Property notified the taxpayers of the following prorated assessment of the subject property:

LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	ASSESSMENT
\$45,000	\$92,500	\$137,500	\$34,375

On February 10, 2006, the State Board of Equalization received an appeal by the property owners.

The undersigned administrative judge conducted a hearing of this matter on April 4, 2006 in Memphis.

Findings of Fact and Conclusions of Law

The property in question is a newly-built home in the “Prosperity Point” subdivision that the appellants purchased on August 12, 2005 for \$269,000.

At the hearing, the parties agreed that the prorated appraisal of this property should be reduced to \$130,000. The administrative judge finds no reason to reject this stipulated value.

Order

It is, therefore, ORDERED that the following values be adopted for tax year 2005:

LAND VALUE	IMPROVEMENT VALUE	TOTAL VALUE	ASSESSMENT
\$45,000	\$85,000	\$130,000	\$32,500

Pursuant to the Uniform Administrative Procedures Act, Tenn. Code Ann. §§ 4-5-301—325, Tenn. Code Ann. § 67-5-1501, and the Rules of Contested Case Procedure of the State Board of Equalization, the parties are advised of the following remedies:

1.
- A party may appeal this decision and order to the Assessment Appeals Commission pursuant to Tenn. Code Ann. § 67-5-1501 and Rule 0600-1-.12 of the Contested Case Procedures of the State Board of Equalization. Tennessee Code Annotated § 67-5-1501(c) provides that an appeal “**must be filed within thirty (30) days from the date the initial decision is sent.**” Rule 0600-1-.12 of the Contested Case Procedures of the State Board of Equalization provides that

the appeal be filed with the Executive Secretary of the State Board and that the appeal **“identify the allegedly erroneous finding(s) of fact and/or conclusion(s) of law in the initial order”**; or

- 2. A party may petition for reconsideration of this decision and order pursuant to Tenn. Code Ann. § 4-5-317 within fifteen (15) days of the entry of the order. The petition for reconsideration must state the specific grounds upon which relief is requested. The filing of a petition for reconsideration is not a prerequisite for seeking administrative or judicial review.

This order does not become final until an official certificate is issued by the Assessment Appeals Commission. Official certificates are normally issued seventy-five (75) days after the entry of the initial decision and order if no party has appealed.

ENTERED this 11th day of April, 2006.

PETE LOESCH
ADMINISTRATIVE JUDGE
TENNESSEE DEPARTMENT OF STATE
ADMINISTRATIVE PROCEDURES DIVISION

cc: Steven & Charlette Bledsoe
Tameaka Stanton-Riley, Appeals Manager, Shelby County Assessor's Office
Rita Clark, Assessor of Property

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